



CITY OF FORT LAUDERDALE

**SPECIAL MAGISTRATE HEARING
1st FLOOR COMMISSION CHAMBERS
FORT LAUDERDALE CITY HALL
ROSE ANN FLYNN PRESIDING
MARCH 24, 2022
9:00 A.M.**

Staff Present:

Christine Chaney, Administrative Assistant
Loen Garrick, Administrative Assistant
Crystal Green-Griffith, Administrative Assistant
Katrina Jordan, Administrative Supervisor
Antonio Wood, Administrative Assistant
Rhonda Hasan, Assistant City Attorney
Wanda Acquavella, Code Compliance Officer
Marco Aguilera, Code Compliance Officer
Stephanie Bass, Code Compliance Supervisor
Gustavo Caracas, Code Compliance Officer
Leonard Champagne, Sr. Code Compliance Officer
Julio Davila, Code Compliance Supervisor
Paulette DelGrosso, Code Compliance Officer
Darrin Emmons, Code Compliance Officer
Bovary Exantus, Code Compliance Officer
Patrice Jolly, Code Compliance Officer
Dorian Koloian, Senior Code Compliance Officer
Roberto Meneses, Code Compliance Officer
Evan Oaks, Code Compliance Officer
Karen Proto, Code Compliance Officer
Wilson Quintero, Sr. Code Compliance Officer
Wilson Quintero Jr., Code Compliance Officer
Bernstein Saimbert, Code Compliance Officer
Raphael Santos, Code Compliance Officer
Michelle Shahryar, Code Compliance Officer
Reginald White, Code Compliance Supervisor

Respondents and witnesses

CE22010172: Riste Sekuloski
CE21050582; CE21090224; CE21090338; CE22010123;
CE22010130; CE22010124: Courtney Crush
CE21090094: Maxine Davis; Rodney Baltimore
CE21100801: Richard Lopez
CE22020163: Ben Ilan
CE21120081: Albert Lindsay
CE22030065: Sara Lloyd; Susan Mattarocci
CE22020019: Diego Urdanivia
CE21080080: Kamal Hossain
CE22010823; CE22010179: Hector Daniel Herrera
CE21100750; CECE21100649: Andrei Sagdeev
CE22020890: Christopher Smith; Jeffrey Briggs; Pedro Andrade; Judith Bell
CE20071321; CE21120400: Carlos Cardenas
CE21110692: Leonor Jules
CE21110141: Sabrina Singletary
CE21120141: Claudia Alvarez; Troy Fulford
CE21100395: Kelyn Sanchez; Vanessa Barros
CE21110092: Nicolae Comsa
CE22010166: Yohanka Reyes

CE22010372: Gustavo Perez
CE21120246: Diane Calhoun
CE22010460: Goran Dragoslavic
CE21110682: Nathaniel Kennedy
CE21050511: Ralph Rachels
CE21110752: Catherine Banta
CE21070250: Linda Gibson; Jonathan Walker
CE21090518: Alvin Lewis
CE22010828: Megan Lagasse
CE21070533: Richard Weit
CE22010451: Christopher Roland
CE22010019: Milorad Ubovic
CE22010776: Carolina Ruiz
CE21100664: Randy Lipken
CE21090563: Kristin Syse; Rod Feiner; Jerome Schechter;
Jean-Pierre Louise
SE21110325: Nabil Khazem
CE21040710: Kateryna Podolian
CE21120682: Lyubor Peterburg; Dmytro Iurchanko
CE21020447: Yomtor Benjaminson

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NOTE: All individuals who presented information to the Special Magistrate during these proceedings were sworn in. The meeting was called to order at 9:03 A.M.

Case: CE21100750

1125 NW 5 ST 1-3

MAXHAUS LLC

Service was via posting at the property on 3/3/22 and at City Hall on 3/10/22.

Julio Davila, Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS: 9-276(c)(3)

THERE ARE RODENTS, VERMIN AND/OR OTHER PESTS AT THIS LOCATION.

9-280(b) **COMPLIED**

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED SUCH AS BROKEN WINDOWS.

18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

Supervisor Davila presented the case file into evidence and recommended ordering compliance within 10 days or a fine of \$100 per day, per violation.

Andrei Sagdeev, property manager, agreed to comply within 10 days.

Ms. Flynn found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day, per violation.

Case: CE21100649

1525 NW 18 AVE

ALTSTUT LLC

Service was via posting at the property on 3/10/22 and at City Hall on 3/10/22.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

18-1.

THERE ARE TABLES, CHAIRS, COOLERS AND OTHER MISCELLANEOUS ITEMS STORED UNDER THE CARPORT AT THIS PROPERTY THAT IS CREATING A PUBLIC NUISANCE. IT IS BEING MAINTAINED IN SUCH A MANNER THAT THE PROPERTY IS OR MAY REASONABLY BECOME INFESTED OR INHABITED BY RODENTS, VERMIN OR WILD ANIMALS, OR MAY FURNISH A BREEDING PLACE FOR MOSQUITOS, OR THREATENS OR ENDANGERS THE PUBLIC HEALTH, SAFETY OR WELFARE OR MAY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF ADJACENT PROPERTIES.

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9-280(h)(1)

THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. IT HAS BROKEN AND MISSING PARTS.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

Officer Exantus presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day, per violation.

Andrei Sagdeev, property manager, agreed to comply within 35 days.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day, per violation.

Case: CE21090563

CONTINUANCE & MANDATORY REAPPEARANCE

3041 NE 49 ST

BPL LLC

Service was via posting at the property on 3/10/22 and at City Hall on 3/10/22.

Dorian Koloian, Senior Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 47-18.32.D.5

MULTI-FAMILY APARTMENT OPERATING AS A SSRF LEVEL 5 FACILITY WHICH IS PROHIBITED IN THIS RMM-25 ZONED PROPERTY.

47-18.47.A. **WITHDRAWN**

MULTI-FAMILY APARTMENT OPERATING AS A COMMUNITY RESIDENCE WITHOUT PROPER APPROVAL/CERTIFICATION.

Officer Koloian presented an email from City Urban Planner Karlanne Grant indicating the use was considered a Social Service Residential Facility [SSRF]. Officer Koloian also presented her case file into evidence, which included records of 23 Police calls for service to the property, and recommended ordering compliance within 63 days by relocating the tenants, or a fine of \$100 per day.

Rod Feiner, attorney, requested another 30 days. He said the landlord had filed an eviction action against the tenant. He said this use had been established in 2011 and was therefore a legal, non-confirming use, before the current code was adopted in 2018. As such, this should be presented to the Zoning Department. Officer Koloian stated there had never been a certificate in 2011, so this was an illegal use in this zone. Mr. Feiner stated he had also sent emails to Mohammed Malik, Zoning Administrator, and Anthony Fajardo, Director of Development Services.

Ms. Hasan agreed that the issues should be explored. She recommended allowing 63 days for compliance before fines would begin to allow Mr. Feiner to discuss options with staff.

Jerome Schechter, the landlord's attorney, said the landlord was not aware of the use and had begun the eviction as soon as they were aware of the violation.

Kristin Syse, neighbor representing the homeowners of the 48th Street Townhome Homeowners' Association, described the negative impact the property's residents had on the neighborhood. She said prior to this facility locating here, the neighborhood had seen very little crime.

Ms. Flynn found in favor of the City and ordered compliance within 63 days or a fine of \$100 per day and ordered the respondent to attend the 5/26/22 hearing.

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Case: CE21100664

ORDERED TO REAPPEAR

3021 NW 19 ST
AUER DA FA LLC
% FAMILY DOLLAR;
ATTN: LEASE ACCOUNTING ST #30486

This case was first heard on 1/27/22 to comply by 3/24/22. Violations and extensions were as noted in the agenda. The property was not in compliance.

Reginald White, Code Compliance Supervisor, said the store representative had indicated the wall was now in compliance and he needed to confirm by reinspection.

Randy Lipken, attorney, agreed the property was in compliance.

Ms. Flynn granted a 14-day extension, during which time no fines would accrue.

Case: CE21070533

ORDERED TO REAPPEAR

2333 NW 15 CT
WEIT, RICHARD C & MELANIE

This case was first heard on 11/9/21 to comply by 12/14/21. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$10,650 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Reginald White, Code Compliance Supervisor, said three of the original six violations remained and recommended imposition of the fines.

Richard Weit said the property was now in compliance and it needed inspection.

Ms. Flynn granted a 14-day extension, during which time no fines would accrue.

Case: CE22010451

CITATION

2341 NW 15 ST
ROLAND, CHRISTOPHER D

This case was first cited on 1/19/22 to comply by 2/3/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$12,000 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance. No appeal had been received.

Darrin Emmons, Code Compliance Officer, recommended imposition of the fines.

Christopher Roland said he thought he had registered the property.

Ms. Flynn imposed the \$12,000 fine, which would continue to accrue until the property was in compliance.

Case: CE21120141

1208 NE 16 AVE
ALVAREZ, CLAUDIA; FULFORD, TROY

Service was via posting at the property on 3/9/22 and at City Hall on 3/10/22.

Paulette DelGrosso, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 47-21.9.K.

DECORATIVE STONE OR GRAVEL IS BEING UTILIZED AT THIS LOCATION IN
EXCESS OF THE MAXIMUM TEN PERCENT (10%) OF THE TOTAL LANDSCAPE AREA.

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Officer DelGrosso presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day.

Troy Fulford said he had 22 emails between himself and City staff regarding the issue. He said he did not feel there was a violation on his property. He claimed City staff had contradicted each other regarding what was needed to comply.

Julio Davila, Code Compliance Supervisor said staff had met with Mr. Fulford and offered him several options for compliance.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$25 per day.

Case: CE21090518

2201 NW 6 ST

LEWIS, ALVIN;

LEWIS, LEVITTRICK

Service was via posting at the property on 3/2/22 and at City Hall on 3/10/22.

Julio Davila, Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS: 18-12.(a) **COMPLIED**

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

Supervisor Davila presented the case file into evidence.

Alvin Lewis said the City had used his property for a staging area and requested 98 days. He doubted the property could ever be fully restored.

Ms. Flynn found in favor of the City and ordered compliance within 98 days and ordered the respondent to attend the 6/30/22 hearing.

Case: CE22010372

CITATION

1416 SW 19 ST

PEREZ, GUSTAVO A ZINGG

This case was first cited on 1/14/22 to comply by 1/29/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$7,600 and the City was requesting the full fine be imposed. No appeal had been received.

Leonard Champagne, Senior Code Compliance Officer, recommended imposition of the fines.

Gustavo Perez said he had a property manager and he had not filed an appeal.

Ms. Flynn imposed the \$7,600 fine.

Case: CE21090094

417 NW 15 TER

DAVIS, MAXINE

Service was via posting at the property on 2/15/22 and at City Hall on 3/10/22.

Wilson Quintero, Senior Code Compliance Officer, testified to the following violation(s):

VIOLATIONS : 18-4.(c) **COMPLIED**

9-278(e)

THE METAL SHUTTERS ARE CLOSED ON THE PROPERTY.

18-12.(a) **COMPLIED**

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

9-308(b)

THERE IS DEBRIS, TRASH, OR ANOTHER ELEMENT WHICH IS NOT PERMANENT ON THE ROOF, INCLUDING BUT NOT LIMITED TO A BLUE TARP.

18-1.

THERE IS AN EXCESSIVE ACCUMULATION OF ITEMS STORED IN THE FRONT PORCH ENCLOSURE OF THIS PROPERTY. IN THIS CONDITION IT CREATES A PUBLIC NUISANCE IN THAT IT ADVERSELY AFFECTS AND IMPAIRS THE ECONOMIC WELFARE OF ADJACENT PROPERTIES AND MAY BECOME INFESTED OR INHABITED BY RODENTS OR OTHER VERMIN. THIS IS A NON-PERMITTED LAND USE IN RS-8 ZONING PER ULDR TABLE 47-5.11.

Sec. 24-27.(b) **COMPLIED**

Officer Quintero presented the case file into evidence and recommended ordering compliance within 126 days or a fine of \$25 per day, per violation.

Maxine Davis agreed to comply.

Rodney Baltimore said he was assisting Ms. Davis with compliance and noted her physical limitations.

Ms. Flynn found in favor of the City and ordered compliance within 126 days or a fine of \$25 per day, per violation.

Case: CE22020890

1134 NW 6 ST

CHDS LLC

CITATION APPEAL

Marco Aguilera, Code Compliance Officer, described the noise complaint on 3/4/22. He stated the citation provided one hour for compliance and the business had closed within the hour to be in compliance. He requested a finding of fact that the violation had existed as cited.

Christopher Smith, owner, said he had made a public records request through the City Clerk's office for Officer Aguilera's video and any other pertinent evidence so he could defend himself against the violation, and had received nothing.

Ms. Hasan thought it would be appropriate to continue the case to allow Mr. Smith to prepare.

Jeffrey Briggs, neighbor, said he had his own decibel meter and on 3/4/22, the noise from this property had exceeded the allowable limit. He said this had been an issue for nine months and he had contacted several City representatives and officials. He added that the empty lot adjacent to the business, which was owned by the City's CRA, was used by patrons to play loud music and drink.

Judith Bell said the property was a nuisance and she had asked Mr. Smith to turn down the music because of the physical effects it had on her and her elderly mother. She had her own photos of the property.

Pedro Andrade agreed that the issue was people parking in the adjacent lot playing music. He suggested the lot be fenced off.

Mr. Smith noted the noise was not coming from his business; it was coming from that adjacent lot, which he did not own.

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Reginald White, Code Compliance Supervisor, said this violation related to music emanating from the business, not the parking lot.

Ms. Flynn continued the case for 35 days and ordered the respondent to attend the 4/28/22 hearing.

Case: CE21050511

1612 NW 6 ST

RACHELS, RALPH

Service was via posting at the property on 3/2/22 and at City Hall on 3/10/22.

Julio Davila, Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS: 47-19.9

THERE IS OUTDOOR STORAGE CONSISTING OF A BARBEQUE PIT ON A TRAILER, WOOD, CONTAINERS, AND OTHER MISCELLANEOUS ITEMS AT THIS PROPERTY.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

Supervisor Davila presented the case file into evidence and recommended ordering compliance within 21 days or a fine of \$25 per day, per violation.

Ralph Rachels said someone was working on the property and only the barbeque pit was left on the property.

Ms. Flynn found in favor of the City and ordered compliance within 21 days or a fine of \$25 per day, per violation.

Case: CE20071321

1149 NW 15 ST

FORD, SIDNEY & MICHELLE;

FORD, KENYATTA

Service was via posting at the property on 3/3/22 and at City Hall on 3/10/22.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 18-4(c) **COMPLIED**

THERE IS A DERELICT VEHICLE OR TRAILER ON THE SWALE (OR) ON THE PROPERTY.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

9-305(a) **COMPLIED**

9-304(b) **COMPLIED**

Officer Exantus presented the case file into evidence and recommended ordering compliance within 21 days or a fine of \$25 per day.

Carlos Cardenas agreed to comply within 21 days.

Ms. Flynn found in favor of the City and ordered compliance within 21 days or a fine of \$25 per day.

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Case: CE21120400

1149 NW 15 ST

FORD, SIDNEY & MICHELLE;

FORD, KENYATTA

Service was via posting at the property on 3/3/22 and at City Hall on 3/10/22.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

47-34.4.B.1. **WITHDRAWN**

THERE IS OVERNIGHT PARKING OF COMMERCIAL VEHICLE(S) AND/OR WATERCRAFT AT THIS LOCATION.

9-304(b)

THERE ARE VEHICLES/TRAILERS PARKED ON THE GRASS/LAWN AREA. THE ASPHALT DRIVEWAY HAS CRACKS, HOLES AND THE BLACKTOP IS FADED.

9-280(h)(1)

THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THERE ARE MISSING PANELS/SECTIONS.

Officer Exantus presented the case file into evidence and recommended ordering compliance within 21 days or a fine of \$25 per day, per violation.

Carlos Cardenas was unsure he could pull the fence permit within 21 days.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day for violation 9-280(h)(1), for all remaining violations, Ms. Flynn ordered 21 days or a fine of \$25.

Case: CE21110141

1207 NW 14 ST

SINGLETARY, JESSE & SABRINA H/E;

INGRAM, DOROTHY

Service was via posting at the property on 3/2/22 and at City Hall on 3/10/22.

Julio Davila, Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS: 9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER INCLUDING THE SWALE.

9-304(b)

THERE ARE VEHICLES INCLUDING A JET SKI ON A TRAILER PARKED ON THE GRASS/LAWN AREA.

Supervisor Davila presented the case file into evidence and recommended ordering compliance within 42 days or a fine of \$25 per day, per violation.

Sabrina Singletary requested more than 42 days.

Ms. Flynn found in favor of the City and ordered compliance within 49 days or a fine of \$25 per day, per violation.

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Case: CE21110092

1329 NE 1 AVE

COMSA, NICOLAE

Citation Appeal

Ordered To Reappear

The property was cited on 11/5/21 to be complied by 11/21/21. The property was not in compliance, fines had accrued to \$13,200 and the City was requesting imposition of the fine, which would continue to accrue until the property was in compliance.

Patrice Jolly, Code Compliance Officer, conformed the violation remained and recommended imposition of the fines.

Nicolae Comsa reminded Ms. Flynn that in January, he had informed her that he owned the property, but a rogue tenant was operating the Airbnb and Mr. Comsa could not remove the listing. He said the tenant was almost in compliance with the vacation rental requirements and the property was scheduled for inspection on April 11. He requested an extension until after the inspection.

Ms. Hasan said the tenant was out of the country but was still renting the property without a certificate. She recommended imposing the fines and Mr. Comsa could go through the lien reduction process.

Mr. Comsa said the home was not being rented; he had it up for sale and it was being shown.

Ms. Flynn denied the appeal and imposed the fine, which would continue to accrue until the property was in compliance.

Case: CE22010179

812 SW 29 ST

HERRERA, HECTOR DANIEL

Service was via posting at the property on 2/11/22 and at City Hall on 3/10/22.

Darrin Emmons, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE. THERE ARE TWO PILES OF DEAD VEGETATION AND A PILE OF CONCRETE PIECES INSIDE OF THE FENCED PROPERTY. THERE IS OVERGROWTH OF GRASS/WEEDS ON THE PROPERTY AND SWALE. THERE IS TRASH/DEBRIS TO INCLUDE PAPER, PLASTIC BOTTLES, PALM FRONDS AND OTHER MISCELLANEOUS TRASH ON THE SWALE.

Officer Emmons presented the case file into evidence and recommended ordering compliance within 14 days or a fine of \$25 per day.

Hector Herrera requested more than 14 days.

Ms. Flynn found in favor of the City and ordered compliance within 21 days or a fine of \$25 per day.

Case: CE21110752

1751 NE 56 ST

LANAI 19 LLC

REQUEST FOR EXTENSION

This case was first heard on 2/8/22 to comply by 3/8/22. Violations and extensions were as noted in the agenda. The property was not in compliance, and fines had accrued to \$750.

Catherine Banta said she had applied for the permit but the City had refused to accept her plans. She had needed to hire a surveyor and an engineer. She requested one month.

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Gustavo Caracas, Code Compliance Officer, recommended ordering the respondent to attend the 4/28/22 hearing.

Ms. Flynn granted a 35-day extension, during which time no fines would accrue and ordered the respondent to attend the 4/28/22 hearing.

Case: CE21110692

1161 NW 19 ST
JULES, LEONOR

Service was via posting at the property on 3/10/22 and at City Hall on 3/10/22.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

9-304(b)

THERE ARE VEHICLES/TRAILERS PARKED ON THE GRASS/LAWN AREA. THE GRAVEL DRIVEWAY IS WORN THROUGH WITH GRASS AND WEEDS IS GROWING THROUGH IT.

9-280(h)(1)

THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. IT HAS BROKEN/MISSING PARTS.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

Officer Exantus presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day, per violation.

Leonor Jules agreed to comply.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day, per violation.

Case: CE22010019

CITATION

2525 OKEECHOBEE LN
UBOVIC, MILORAD

This case was first cited on 1/14/22 to comply by 1/29/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$2,200 and the City was requesting the full fine be imposed. No appeal had been received.

Leonard Champagne, Senior Code Compliance Officer, recommended imposition of the fines.

Milorad Ubovic said he had not filed an appeal and was selling the home the following week.

Ms. Flynn imposed the \$2,200 fine.

Case: CE22010166

1371 SW 32 ST
REYES, YOHANKA H/E; REYES, ELPIDIO

Service was via posting at the property on 2/16/22 and at City Hall on 3/10/22.

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Darrin Emmons, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-306

THE FASCIA IS NOT PAINTED. IT IS A WOOD COLOR NOT MATCHING THE HOUSE.

9-305(b)

THERE IS A BLACK TARP TYPE OF MATERIAL COVERING ALL OF THE FRONT YARD. THIS IS VISIBLE FROM THE ROADWAY. THE SWALE IS ALSO COVERED WITH A BLACK TARP AND A SPARSE AMOUNT OF GRAVEL.

24-27(b) **COMPLIED**

18-12(a) **COMPLIED**

Officer Emmons presented the case file into evidence and recommended ordering compliance within 28 days or a fine of \$25 per day, per violation.

Yohanka Reyes agreed to comply.

Ms. Flynn found in favor of the City and ordered compliance within 28 days or a fine of \$25 per day, per violation.

Case: CE21100395

1219 NW 11 CT

FIGUEROA, KELYN OSWALD SANCHEZ

Service was via posting at the property on 2/4/22 and at City Hall on 3/10/22.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

9-306 **COMPLIED**

Sec. 24-27.(b)

THERE IS/ARE CONTAINERS LEFT OUT OVERNIGHT AFTER COLLECTION DAY AND NOT PULLED BACK TO AN APPROVED LOCATION.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

Officer Exantus presented the case file into evidence and recommended ordering compliance within 21 days or a fine of \$25 per day, per violation.

Gustavo Caracas, Code Compliance Officer, acted as interpreter for the owner, Kelyn Sanchez. Mr. Sanches indicated he needed more time because pavers he had ordered were delayed. He requested 90 days. Officer Exantus did not object to the request.

Ms. Flynn found in favor of the City and ordered compliance with 24-27(b) within 10 days and with the remaining violations within 91 days or a fine of \$25 per day, per violation.

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Case: CE22020163

CITATION

640 NW 10 TER

640 NW 10 TERR HOLDINGS LLC

This case was first cited on 2/3/22 to comply by 2/4/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$5,200 and the City was requesting the full fine be imposed. No appeal had been received.

Wilson Quintero Jr., Code Compliance Officer, confirmed the property was in compliance and recommended imposition of the fines.

Ben Ilan said the owner had not filed an appeal.

Ms. Flynn imposed the \$5,200 fine.

Case: CE21090338

ORDERED TO REAPPEAR

501 ORTON AVE

GRAND PALM PLAZA LLC

This case was first heard on 10/28/21 to comply by 12/2/21. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$14,300 and the City was requesting the full fine be imposed.

Dorian Koloian, Senior Code Compliance Officer, said the property's condition had greatly improved and recommended reducing the amount owed to \$580 to cover administrative costs.

Courtney Crush, attorney, agreed to the fine reduction.

Ms. Flynn imposed administrative costs of \$580.

Case: CE22010123

CITATION

225 S FORT LAUDERDALE BEACH BLVD

L & A BEACH HOLDINGS LLC

This case was first cited on 1/5/22 to comply by 1/6/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$1,800 and the City was requesting the full fine be imposed. No appeal had been received.

Michelle Shahryar, Code Compliance Officer, recommended imposition of the fines.

Courtney Crush, attorney, was present.

Ms. Flynn imposed the \$1,800 fine.

Case: CE22010124

CITATION

219 S FORT LAUDERDALE BEACH BLVD

EL-AD FL BEACH CR LLC

This case was first cited on 1/5/22 to comply by 1/6/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$9,150 and the City was requesting the full fine be imposed. No appeal had been received.

Michelle Shahryar, Code Compliance Officer, recommended imposition of the fines.

Courtney Crush, attorney, was present.

Ms. Flynn imposed the \$9,150 fine.

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Case: CE22010130

CITATION

213 S FORT LAUDERDALE BEACH BLVD
TRD OF FORT LAUDERDALE LLC

This case was first cited on 1/5/22 to comply by 1/6/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$9,150 and the City was requesting the full fine be imposed. No appeal had been received.

Michelle Shahryar, Code Compliance Officer, recommended imposition of the fines.

Courtney Crush, attorney, was present.

Ms. Flynn imposed the \$9,150 fine.

Case: CE21090224

101 NW 6 ST
BENJAMIN CAPITAL CORP

Service was via posting at the property on 3/3/22 and at City Hall on 3/10/22.

Gustavo Caracas, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT. THERE IS GRAFFITI ON THE EXTERIOR WALLS OF THE PROPERTY. THIS IS A RECURRING VIOLATION AND WILL BE PRESENTED TO THE SPECIAL MAGISTRATE AS A RECURRING VIOLATION (CE-21020250, CE-18061196) WHETHER OR NOT IT COMES INTO COMPLIANCE BEFORE THE HEARING.

Officer Caracas presented the case file into evidence and recommended ordering compliance within 10 days or a fine of \$100 per day. He noted this was a recurring violation.

Courtney Crush, attorney, requested 10 days.

Ms. Flynn found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day.

Case: CE21050582

ORDERED TO REAPPEAR

3016 BAYSHORE DR
BAYSHORE HOTEL LLC

This case was first heard on 1/27/22 to comply by 3/24/22. Violations and extensions were as noted in the agenda. The property was not in compliance.

Dorian Koloian, Senior Code Compliance Officer, recommended imposition of the fines.

Courtney Crush, attorney, said the property had an approved site plan and this would soon be a construction site. She requested an extension to meet with City representatives to understand the area for which her client was responsible.

Ms. Flynn granted a 10-day extension, during which time no fines would accrue.

Case: CE22010823

CITATION

812 SW 29 ST
HERRERA, HECTOR DANIEL

This case was first cited on 1/28/22 to comply by 1/29/22. Violations and extensions were as noted in the agenda. The

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property was in compliance, fines had accrued to \$250 and the City was requesting the full fine be imposed. No appeal had been received.

Darrin Emmons, Code Compliance Officer, recommended imposition of the fines.

Hector Herrera said he had not filed an appeal.

Ms. Flynn imposed the \$250 fine.

Case: CE22030065

719 NE 17 RD

719 NE 17TH ROAD VICTORIA PARK; LLC

Service was via posting at the property on 3/7/22 and at City Hall on 3/10/22.

Leonard Champagne, Senior Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 15-282.(d)(1)a.

THERE IS A QUALIFYING NUMBER OF VIOLATIONS AT THIS VACATION RENTAL PROPERTY TO REQUEST A CERTIFICATE SUSPENSION(180 DAY) BEFORE THE SPECIAL MAGISTRATE.

Officer Champagne presented the case file into evidence and recommended suspension of the vacation rental license for 180 days.

Susan Mattarocci and Sara Lloyd, neighbors, described the negative impact the property had on the neighborhood.

Ms. Flynn found in favor of the City and suspended the vacation rental license for 180 days.

Case: CE21120081

642 SW 27 AVE

LINDSAY, ALBERT

Personal service was made on 3/10/22. Service was also via posting at City Hall on 3/10/22.

Reginald White, Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS: 18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AT THE REAR.

47-20.20.(H)

THERE ARE PARKING FACILITIES THAT ARE NOT MAINTAINED AT THIS B-2 ZONED PROPERTY. THE PARKING AREAS ARE NOT MAINTAINED IN GOOD CONDITION.

THERE ARE LARGE POTHOLES THAT POSE A TRIPPING HAZARD AND THERE ARE NO PARKING STRIPES.

Supervisor White presented the case file into evidence and recommended ordering compliance within 45 days or a fine of \$50 per day, per violation.

Albert Lindsay stated the property was already in compliance. Supervisor White suggested 10 days.

Ms. Flynn found in favor of the City and ordered compliance within 10 days or a fine of \$50 per day, per violation.

Case: CE22010828

2301 SE 17 ST

TRUST NUMBER P66-2020;

P66 LAND TRUST LLC TRUSTEE

Citation Appeal

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The property was cited on 1/29/22 to be complied by 2/8/22. The property was not in compliance, fines had accrued to \$10,750 and the City was requesting imposition of the fine, which would continue to accrue until the property was in compliance.

Reginald White, Code Compliance Supervisor, recommended imposition of the fines.

Megan Lagasse said the owner had made efforts to clean up the vessel but the inspector was still concerned about the hull. She said they were working with the owner to find a diver to inspect the hull and to find a boat yard to which to haul the vessel. The owner had a date of 4/14 to haul the vessel, and have the work performed. Supervisor White did not object to the request.

Ms. Flynn granted a 21-day extension.

Case: CE21070250

1830 LAUDERDALE MANOR DR
GIBSON, LINDA K

This case was first heard on 10/28/21 to comply by 12/9/21. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$8,250 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Bovary Exantus, Code Compliance Officer, recommended imposition of the fines.

Jonathan Walker said all work had been done and the property was in compliance. He described all the work he had done or had others do.

Julio Davila, Code Compliance Supervisor recommended an extension to meet with the owner at the property.

Ms. Flynn granted a 35-day extension, during which time no fines would accrue and ordered the respondent to attend the 4/28/22 hearing.

Case: CE21120246

1512 NE 1 AVE
CALHOUN, DIANE

Service was via posting at the property on 2/24/22 and at City Hall on 3/10/22.

Bernstein Saimbert, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-280(b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED TO INCLUDE A MISSING WINDOW GLASS PANE IN THE FRONT OF THE STRUCTURE.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA, SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

9-308(b)

THE ROOF IS STAINED AND DIRTY.

9-308(a)

THERE ARE MULTIPLE BROKEN AND MISSING ROOF TILES. THE ROOF IS NOT IN GOOD REPAIR AND IS NOT WEATHER OR WATERTIGHT.

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9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER ON THE SIDE AND SWALE OF THE PROPERTY.

Officer Saimbert presented the case file into evidence and recommended ordering compliance within 98 days or a fine of \$50 per day, per violation.

Diane Calhoun was unsure she could complete the roof in 98 days.

Ms. Flynn found in favor of the City and ordered compliance within 98 days or a fine of \$50 per day, per violation.

Case: CE22010776

Citation Appeal

2635 E OAKLAND PARK BLVD
SERABIAN, CHARLES B

The property was cited on 1/26/22 to be complied by 1/28//22. The property was in compliance, fines had accrued to \$6,500 and the City was requesting the full fine be imposed.

Dorian Koloian, Senior Code Compliance Officer, recommended imposition of the fines.

Carolina Ruiz said the trash was from the building behind this one. She had also experienced problems with the trash service being done timely.

Ms. Flynn found in favor of the City that the violation had existed as cited and imposed a fine of \$2,800.

Case: SE21110325

Administrative Hearing - Appeal

3190 DAVIE BLVD
3190 DAVIE LLC

VIOLATION: 24-7(b)

THERE IS A BULK TRASH VIOLATION AT THIS PROPERTY.

Wanda Acquavella, Code Compliance Officer, testified that the property had been cited on 11/30/21 and the trash remained on 12/2/21. The City had subsequently removed the trash on 12/6/21.

Wilson Quintero, Code Compliance Officer, said he had found items in the trash belonging to the subject property. He had several photos of the violation.

Nabil Khazem said they had not seen the notice. He said they had regular trash pickup and did not see how their trash could have ended up in this location.

Ms. Flynn denied the appeal.

Case: CE22020019

CITATION

800 NE 16 TER 1-2
URDANIVIA, DIEGO

This case was first cited on 2/4/22 to comply by 2/19/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$400 and the City was requesting the full fine be imposed. No appeal had been received.

Leonard Champagne, Senior Code Compliance Officer, recommended imposition of the fines.

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Diego Urdanivia said he had not filed an appeal.

Ms. Flynn imposed the \$400 fine.

Case: CE21100801

Citation Appeal

417 SW 12 ST 1-2

LOPEZ, RICHARD SANTIAGO

The property was cited on 1/12/22 to be complied by 1/27/22. The property was in compliance, fines had accrued to \$4,400 and the City was requesting the full fine be imposed.

Richard Lopez said as soon as he was aware of the violation, his property manager had taken down the listing and taken steps to get the vacation rental certificate.

Leonard Champagne, Senior Code Compliance Officer, said the photos showed the violation had existed. Officer Champagne said the ad had not been taken down immediately, and noted dates shown in the photographs.

Ms. Flynn denied the appeal and imposed the fine.

Case: CE21080080

800 NW 22 RD

HOSSAIN, KAMAL; HOSSAIN, SHAHLA

Service was via posting at the property on 3/2/22 and at City Hall on 3/10/22.

Julio Davila, Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS: 47-20.20.(H)

THERE ARE PARKING FACILITIES THAT ARE NOT MAINTAINED AT THIS PROPERTY.
THE STRIPING IS FADED, THE WHEEL STOPS NEED TO BE PAINTED AND THERE ARE
POTHoles AND CRACKS.

18-12.(a) **COMPLIED**

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR
ITS SWALE.

: 9-306

THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING
PAINT INCLUDING FASCIA AND SOFFITS.

Supervisor Davila presented the case file into evidence and recommended ordering compliance within 49 days or a fine of \$50 per day, per violation.

Kamaml Hossain agreed to comply.

Ms. Flynn found in favor of the City and ordered compliance within 49 days or a fine of \$50 per day, per violation.

Case: CE21040710

CITATION

4040 GALT OCEAN DR 323

PODOLIAN, KATERYNA

This case was first cited on 5/5/21 to comply by 5/10/21. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$62,000 and the City was requesting the full fine be imposed. No appeal had been received.

Leonard Champagne, Senior Code Compliance Officer, recommended imposition of the fines.

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Kateryna Podolian said she had not filed an appeal. She stated she had applied for the certificate as soon as she received the notice.

Ms. Flynn imposed the \$62,000 fine.

Case: CE21110682

1605 NW 15 AVE

KENNEDY, NATHANIEL

Service was via posting at the property on 2/10/22 and at City Hall on 3/10/22.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

Officer Exantus presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day.

Nathaniel Kennedy agreed to comply.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day.

Ms. Flynn took a brief break.

Case: CE22010460

1528 NE 3 AVE

COMMUNITY 8 PROPERTIES LLC

Service was via posting at the property on 2/24/22 and at City Hall on 3/10/22.

Bernstein Saimbert, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-304(b)

THE PAVED AND GRAVEL PARKING AREA IS IN DISREPAIR. THE SURFACES ARE UNEVEN AND WORN.

9-280(h)(1)

THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THERE ARE MISSING SECTIONS AND SLATS ON THE WOODEN FENCE.

18-1.

THERE IS ROOFED OUTDOOR STORAGE UNDER THE CARPORT CONSISTING OF, BUT NOT LIMITED TO; REFRIGERATORS, CLOTHES, OTHER APPLIANCES AND HOUSEHOLD ITEMS AT THIS PROPERTY THAT IS CREATING A PUBLIC NUISANCE. IT IS BEING MAINTAINED IN SUCH A MANNER THAT THE PROPERTY IS OR MAY REASONABLY BECOME INFESTED OR INHABITED BY RODENTS, VERMIN OR WILD ANIMALS, OR MAY FURNISH A BREEDING PLACE FOR MOSQUITOS, OR THREATENS OR ENDANGERS THE PUBLIC HEALTH, SAFETY OR WELFARE OR MAY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF ADJACENT PROPERTIES.

18-12.(a) **COMPLIED**

THERE IS TRASH, RUBBISH, LITTER AND/OR DEBRIS ON PROPERTY/SWALE AREA.

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47-34.4.B.1.

THERE IS OVERNIGHT PARKING OF A COMMERCIAL VEHICLE AT THIS LOCATION.
(LARGE WHITE TRUCK).

24-27.(b) **COMPLIED**

Officer Saimbert presented the case file into evidence and recommended ordering compliance within 28 days or a fine of \$250 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 28 days or a fine of \$250 per day, per violation.

Case: CE21100493

1220 NE 3 ST 103

SWEENEY, THOMAS A & GLORIA &;

SWEENEY, MICHAEL

Service was via posting at the property on 3/10/22 and at City Hall on 3/10/22.

Paulette DelGrosso, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-276(B)(3) **COMPLIED**

18-12(a) **COMPLIED**

9-280(g) **COMPLIED**

9-280(b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED.

Officer DelGrosso presented the case file into evidence and recommended ordering compliance within 28 days or a fine of \$25 per day.

Ms. Flynn found in favor of the City and ordered compliance within 28 days or a fine of \$25 per day.

Case: CE21090625

1110 NE 5 AVE

ALPEROSE LLC

Service was via posting at the property on 2/17/22 and at City Hall on 3/10/22.

Evan Oakes, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

18-12.(a) **COMPLIED**

Officer Oakes presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day.

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Case: CE21090208

1313 NW 11 CT
HARVIN, SONIA

Service was via posting at the property on 2/4/22 and at City Hall on 3/10/22.

Evan Oakes, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-304(B) **COMPLIED**

18-12.(a) **COMPLIED**

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

9-306 **COMPLIED**

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA, SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

Officer Oakes presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day.

Case: CE21090636

1116 NE 5 AVE
CASTANEDA, LILY

Service was via posting at the property on 2/17/22 and at City Hall on 3/10/22.

Evan Oakes, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-306 **COMPLIED**

9-304(b)

PAVED DRIVEWAY IS NOT WELL GRADED AND MAINTAINED.

18-12.(a) **COMPLIED**

Officer Oakes presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day.

Case: CE21110728

1304 NW 2 AVE
ATARI LLC

Service was via posting at the property on 2/12/22 and at City Hall on 3/10/22.

Evan Oakes, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-308(b) **COMPLIED**

THERE IS DEBRIS, TRASH OR ANOTHER ELEMENT WHICH IS NOT PERMANENT ON

THE ROOF TO INCLUDE WEEDS, LEAVES AND/OR GRASS.

18-4.(c) **COMPLIED**

18-12.(a) **COMPLIED**

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

Officer Oakes presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day.

Case: CE21020447

6721 NW 26 WAY

BENJAMINSON, YOM TOV & CHAYA

Service was via posting at the property on 3/4/22 and at City Hall on 3/10/22.

Gustavo Caracas, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 18-12(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

9-306 **COMPLIED**

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIA AND SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

9-280(h)(1) **COMPLIED**

THE WOODEN FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. IT IS DISCOLORED AND HAS BROKEN PARTS.

9-304(b)

THE PAVED DRIVEWAY IS NOT WELL GRADED AND/OR DUST FREE. PAVED DRIVEWAY REQUIRES TO BE RESURFACED.

9-305(b) **COMPLIED**

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

Officer Caracas presented the case file into evidence and recommended ordering compliance within 10 days or a fine of \$25 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 10 days or a fine of \$25 per day, per violation.

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Case: CE21110648

1423 NW 12 ST

MCDONALD, E D &; MCDONALD, CLARIS E

Service was via posting at the property on 3/10/22 and at City Hall on 3/10/22.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-278(e)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED, INCLUDING BUT NOT LIMITED TO BROKEN WINDOWS AND WINDOWS COVERED BY WOODEN BOARDS.

18-12.(a) **COMPLIED**

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

47-34.1.A.1. **COMPLIED**

9-280(h)(1) **COMPLIED**

THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

Officer Exantus presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day, per violation.

Case: CE21110729

1320 NW 2 AVE 1-2

JOHN J COSTA REV LIV TR;

COSTA, JOHN J TRUSTEE

Service was via posting at the property on 2/12/22 and at City Hall on 3/10/22.

Evan Oakes, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

9-304(b)

THE GRAVEL DRIVEWAY IS IN NEED OF BEING RE-GRAVELED AND MAINTAINED IN A GRADED CONDITION WITH A HARD DUSTLESS MATERIAL.

Officer Oakes presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day, per violation.

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Case: CE21110688

1700 NW 15 AVE

DAR, OFER

Service was via posting at the property on 3/10/22 and at City Hall on 3/10/22.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-306

THE EXTERIOR BUILDING IS NOT BEING MAINTAINED IN A WELL-KEPT MANNER.
THE FASCIA AND SOFFITS ARE STAINED AND DIRTY.

47-21.11.A. **COMPLIED**

THE TREES ARE NOT BEING MAINTAINED AND ARE ENCROACHING ON THE
SIDEWALK.

18-12.(a) **COMPLIED**

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR
ITS SWALE.

Officer Exantus presented the case file into evidence and recommended ordering compliance within 21 days or a fine of \$25 per day.

Ms. Flynn found in favor of the City and ordered compliance within 21 days or a fine of \$25 per day.

Case: CE21110144

1023 NW 14 ST

STAR 2021-SFR1 BORROWER LP;

%STARWOOD CAPITAL GROUP

Service was via posting at the property on 3/2/22 and at City Hall on 3/10/22.

Julio Davila, Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS: 9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND
WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND
COVER INCLUDING THE SWALE.

9-304(b) **COMPLIED**

THERE ARE VEHICLES PARKED ON THE GRASS/LAWN AREA.

Supervisor Davila presented the case file into evidence and recommended ordering compliance within 42 days or a fine of \$50 per day.

Ms. Flynn found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day.

Case: CE22010510

1523 SE 12 ST

SE 14 CORP

Service was via posting at the property on 3/3/22 and at City Hall on 3/10/22.

Gustavo Caracas, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR
ITS SWALE.

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9-280(h)(1)

THE CHAIN LINK FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. IT IS LEANING AND THE WINDSCREEN IS FALLING OFF.

Officer Caracas presented the case file into evidence and recommended ordering compliance within 10 days or a fine of \$100 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 10 days or a fine of \$100 per day, per violation.

Case: CE21090762

1009 NW 11 CT

DAVIS, FLOYD

Service was via posting at the property on 2/4/22 and at City Hall on 3/10/22.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 18-4.(c) **COMPLIED**

THERE IS A BLUE DERELICT ACURA PARKED ON THIS PROPERTY WITH NO TAG AND FLAT TIRES.

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

Officer Exantus presented the case file into evidence and recommended ordering compliance within 35 days or a fine of \$25 per day.

Ms. Flynn found in favor of the City and ordered compliance within 35 days or a fine of \$25 per day.

Case: CE21110527

1800 NW 19 ST

ESS-NYFL JV FLORIDA SUB II LLC;

%PARADIGM TAX GRP ESS SITE #7196

Service was via posting at the property on 3/3/22 and at City Hall on 3/10/22.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER ON THE SWALE FACING LAUDERDALE MANOR DR.

18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE FACING LAUDERDALE MANOR DR, INCLUDING BUT NOT LIMITED TO PAPERS, BOTTLES, MISCELLANEOUS TRASH AND DEBRIS.

Officer Exantus presented the case file into evidence and recommended ordering compliance within 21 days or a fine of \$50 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 21 days or a fine of \$50 per day, per violation.

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Case: CE22010332

350 E STATE ROAD 84

FEDERAL 627 N LLC

Service was via posting at the property on 3/10/22 and at City Hall on 3/10/22.

Reginald White, Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS: 18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

Supervisor White presented the case file into evidence and recommended ordering compliance within 10 days or a fine of \$50 per day.

Ms. Flynn found in favor of the City and ordered compliance within 10 days or a fine of \$50 per day.

Case: CE21100122

2800 NW 20 ST

LESLIE, G W & HELEN R

Service was via posting at the property on 3/11/22 and at City Hall on 3/10/22.

Reginald White, Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS: 9-280(h)

THE CONCRETE FENCE, INCLUDING ALL FIXTURES HAVE NOT BEEN MAINTAINED. THERE ARE AREAS OF RUST, MISSING PIECES, STAINS AND MISSING, PEELING PAINT.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

BCZ 39-296.

THE SUBJECT RS-5 COUNTY ZONED PROPERTY IS BEING USED TO STORE LARGE AMOUNTS OF DISCARDED OBJECTS WHICH DO NOT COMPLY WITH THE PERMITTED USES OF A SINGLE-FAMILY RESIDENTIAL PROPERTY UNDER SECTION 39-295.

18-12.(a)

THERE IS OUTDOOR STORAGE OF A LARGE ACCUMULATION OF DISCARDED MACHINERY, DISCARDED METALS AND APPLIANCES TAKING PLACE ON THE EXTERIOR OF THE PROPERTY.

18-4.(c)

THERE ARE DERELICT VEHICLES AND A DERELICT BOAT ON A TRAILER BEING STORED ON THE PROPERTY. THE VEHICLES WERE OBSERVED IN A STATE OF DISUSE AND NEGLECT AND THE VESSEL WAS OBSERVED TO NOT HAVE PROPER REGISTRATION AND IN A STATE OF DISUSE AND NEGLECT.

Supervisor White presented the case file into evidence and recommended ordering compliance within 120 days or a fine of \$25 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 120 days or a fine of \$25 per day, per violation.

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Case: CE21100873

1830 NW 26 TER

JESULENE HOME HEALTH CARE LLC

Service was via posting at the property on 3/4/22 and at City Hall on 3/10/22.

Karen Proto, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS : 24-27.(b) **COMPLIED**

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. STRUCTURAL PARTS INCLUDING FASCIAS AND SOFFITS ARE IN DISREPAIR. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

9-304(b)

THE DRIVEWAY ON THE PROPERTY IS NOT PROPERLY SURFACED. THERE ARE AREAS THAT ARE UNEVEN, CRACKED AND OVERGROWN.

18-12.(a) **COMPLIED**

47-34.1.A.1. **COMPLIED**

THERE IS ILLEGAL LAND USE OCCURRING AT THIS RS-8 ZONED SINGLE FAMILY PROPERTY. THERE IS OUTDOOR STORAGE TAKING PLACE ON THE PROPERTY THAT CONSISTS OF BUT IS NOT LIMITED TO INDOOR FURNITURE, TELEVISION, TOYS AND OTHER MISCELLANEOUS ITEMS.

18-1. **COMPLIED**

THERE IS UNDER-ROOF OUTDOOR STORAGE TAKING PLACE AT THIS PROPERTY THAT CONSISTS OF BUT IS NOT LIMITED TO TOYS, BICYCLES, PERSONAL BELONGINGS, BOXES AND OTHER MISCELLANEOUS ITEMS THAT IS CREATING A PUBLIC NUISANCE. IT IS BEING MAINTAINED IN SUCH A MANNER THAT THE PROPERTY IS OR MAY REASONABLY BECOME INFESTED OR INHABITED BY RODENTS, VERMIN OR WILD ANIMALS, OR MAY FURNISH A BREEDING PLACE FOR MOSQUITOS, OR THREATENS OR ENDANGERS THE PUBLIC HEALTH, SAFETY OR WELFARE OR MAY ADVERSELY AFFECT AND IMPAIR THE ECONOMIC WELFARE OF ADJACENT PROPERTIES.

Officer Proto presented the case file into evidence and recommended ordering compliance within 28 days or a fine of \$50 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 28 days or a fine of \$50 per day, per violation.

Case: CE21110691

1553 NW 15 AVE

2771 LLC

Service was via posting at the property on 3/11/22 and at City Hall on 3/10/22.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 47-34.4.B.1. **COMPLIED**

9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER.

18-12.(a) **COMPLIED**

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

47-19.9 **COMPLIED**

Officer Exantus presented the case file into evidence and recommended ordering compliance within 21 days or a fine of \$50 per day.

Ms. Flynn found in favor of the City and ordered compliance within 21 days or a fine of \$50 per day.

Case: CE21120072

1669 LAUDERDALE MANOR DR
MANIA LLC

Service was via posting at the property on 2/10/22 and at City Hall on 3/10/22.

Bovary Exantus, Code Compliance Officer, testified to the following violation(s):

VIOLATIONS: 9-305(b)

THE LANDSCAPE AT THIS PROPERTY IS NOT BEING MAINTAINED IN A NEAT AND WELL KEPT APPEARANCE. THERE ARE AREAS OF DEAD AND MISSING GROUND COVER INCLUDING THE SWALE.

9-304(b)

THERE ARE VEHICLES/TRAILERS PARKED ON THE GRASS/LAWN AREA. THE GRAVEL DRIVEWAY IS NOT WELL GRADED AND/OR DUST FREE. THERE IS GRASS AND WEEDS GROWING THROUGH IT.

24-27.(b)

THERE ARE WASTE CONTAINERS LEFT OUT OVERNIGHT AFTER COLLECTION DAY AND NOT PULLED BACK TO AN APPROVED LOCATION.

Officer Exantus presented the case file into evidence and recommended ordering compliance within 21 days or a fine of \$50 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 21 days or a fine of \$50 per day, per violation.

Case: CE22010174

1952 NW 9 AVE
SUNTRAX CORP;
% HADIGA HAIDER

Service was via posting at the property on 3/11/22 and at City Hall on 3/10/22.

Reginald White, Senior Code Compliance Supervisor, testified to the following violation(s):

VIOLATIONS : 9-280(h)(1)

THE FENCE AT THIS PROPERTY IS IN DISREPAIR AND IS NOT BEING MAINTAINED AS REQUIRED. THERE ARE AREAS OF THE FENCE THAT ARE BROKEN AND NEEDS TO BE REPLACED.

47-20.20.(H)

THERE ARE PARKING FACILITIES THAT ARE NOT MAINTAINED AT THIS PROPERTY. THE PARKING SPACES ARE NOT PROPERLY MARKED DUE TO FADED PAINT.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THERE ARE AREAS OF THE EXTERIOR THAT HAVE STAINS AND MISSING, PEELING PAINT.

18-12.(a)

THERE IS OVERGROWTH, TRASH, RUBBISH AND DEBRIS ON THIS PROPERTY AND/OR ITS SWALE.

Supervisor White presented the case file into evidence and recommended ordering compliance within 28 days or a fine of \$50 per day, per violation.

Ms. Flynn found in favor of the City and ordered compliance within 28 days or a fine of \$50 per day, per violation.

Case: CE22010826

CITATION

401 NE 8 ST

401 NE 8TH STREET LLC

This case was first cited on 1/30/22 to comply by 1/30/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$1,000 and the City was requesting the full fine be imposed. No appeal had been received.

Ms. Flynn imposed the \$1,000 fine.

Case: CE20030545

REQUEST FOR EXTENSION

1541 NW 5 AVE

BERTELSEN, JOHN CROSBY IV

This case was first heard on 6/24/21 to comply by 7/29/21. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$4,150 and the City was requesting a \$1,445 fine be imposed.

Ms. Flynn imposed a fine of \$1,445 for the time the property was out of compliance.

Case: CE22010431

2336 NW 13 CT

METELUS, MARIE JUDITH

The property was in compliance and the City was requesting a finding of fact that the violation had existed as cited.

Ms. Flynn found in favor of the City that the violation had existed as cited.

Case: CE22010656

CITATION

2357 NW 13 CT

WILLIAMS, LILLIE B EST

This case was first heard on 1/26/22 to comply by 2/10/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$10,250 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance. No appeal had been received.

Ms. Flynn imposed the \$10,250 fine, which would continue to accrue until the property was in compliance.

Case: CE22010726

CITATION

2400 NW 13 CT

DELFS KEY LLC

This case was first cited on 1/27/22 to comply by 2/11/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$10,000 and the City was requesting imposition of the fines, which

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would continue to accrue until the property was in compliance. No appeal had been received.

Ms. Flynn imposed the \$10,000 fine, which would continue to accrue until the property was in compliance.

Case: CE22010448

CITATION

2340 NW 15 CT

BRADLEY, J D JR & ALYCE

This case was first cited on 1/19/22 to comply by 2/3/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$12,000 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance. No appeal had been received.

Ms. Flynn imposed the \$12,000 fine, which would continue to accrue until the property was in compliance.

Case: CE21090090

1007 CITRUS ISLE

HOTTENROTT, FRANK

This case was first heard on 1/27/22 to comply by 2/17/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$8,500 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$8,500 fine, which would continue to accrue until the property was in compliance.

Case: CE21050026

REQUEST FOR EXTENSION

901 W LAS OLAS BLVD

THONUBOL, THITARI

This case was first heard on 8/26/21 to comply by 9/30/21. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$12,450 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

Ms. Flynn imposed the \$12,450 fine, which would continue to accrue until the property was in compliance.

Case: CE22010172

CITATION

208 SW 2 ST

ORDERED TO REAPPEAR

208 SW 2ND ST LLC

This case was first cited on 1/6/22 to comply by 1/13/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$6,150 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance. No appeal had been received.

Reginald White, Code Compliance Supervisor, recommended imposition of the fines.

Rista Sekuloski said they had received the sidewalk café permit seven days ago.

Ms. Flynn imposed the \$6,150 fine, which would continue to accrue until the property was in compliance.

Case: CE21080694

1021 SW 22 AVE

HERRERA, WILLIAM

This case was first heard on 11/9/21 to comply by 12/21/21. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$9,200 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance.

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Ms. Flynn imposed the \$9,200 fine, which would continue to accrue until the property was in compliance.

Case: CE21120682

CITATION

4710 NE 18 TER
TIDES 4F LLC

This case was first cited on 1/8/22 to comply by 1/23/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$1,600 and the City was requesting the full fine be imposed. No appeal had been received.

Ms. Flynn imposed the \$1,600 fine.

Case: CE22020010

CITATION

524 NE 17 WAY
GODBOLE, JAY & KATHRYN

This case was first cited on 2/4/22 to comply by 2/19/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$3,800 and the City was requesting the full fine be imposed. No appeal had been received.

Ms. Flynn imposed the \$3,800 fine.

Case: CE21120669

CITATION

1101 N RIO VISTA BLVD
JOHNSON, JOHN

This case was first cited on 1/15/22 to comply by 1/30/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$3,600 and the City was requesting the full fine be imposed. No appeal had been received.

Ms. Flynn imposed the \$3,600 fine,

Case: CE22020013

CITATION

708 SE 7 ST
HARRIS, DAVID L;
HARRIS, MELISSA P

This case was first cited on 2/4/22 to comply by 2/19/22. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$3,600 and the City was requesting the full fine be imposed. No appeal had been received.

Ms. Flynn imposed the \$3,600 fine

Case: CE22010473

CITATION

2348 NW 15 ST
ANAJASE REALTY TR;
TAMAR GROUP LLC TRUSTEE

This case was first cited on 1/20/22 to comply by 1/21/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$11,750 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance. No appeal had been received.

Ms. Flynn imposed the \$11,750 fine, which would continue to accrue until the property was in compliance.

Case: CE22010475

CITATION

2349 NW 13 CT

WEINDORFER, JOSEPH E

This case was first cited on 1/20/22 to comply by 2/4/22. Violations and extensions were as noted in the agenda. The property was not in compliance, fines had accrued to \$11,750 and the City was requesting imposition of the fines, which would continue to accrue until the property was in compliance. No appeal had been received.

Ms. Flynn imposed the \$11,750 fine, which would continue to accrue until the property was in compliance.

Staff entered the complied, closed, withdrawn and rescheduled cases listed on pages 53 and 54 into the record as an exhibit.

Cases Complied

The below listed cases were complied since the agenda was published. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE21110557

Cases Rescheduled

The below listed cases were rescheduled since the agenda was published. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE22010193

Cases Closed

The below listed cases were closed since the agenda was published. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

None

Cases Withdrawn

The below listed cases were withdrawn since the agenda was published. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE20100901

Cases with No Service

The below listed cases had no service. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

None

Respondent Non-Appearence

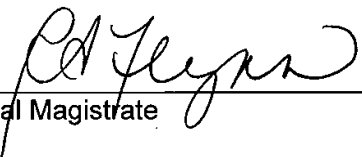
Respondents for the below listed cases did not appear. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

SE21070264

SE21110215

SE21100315

There being no further business, the hearing was adjourned at 1:04 P.M.


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ATTEST:



Clerk, Special Magistrate